

MINUTES
TOWN OF HUDSON TOWN COUNCIL
REGULAR MEETING
May 15, 2019 - 6:00 P.M.

PLEDGE OF ALLEGIANCE

CALL TO ORDER AND ROLL CALL

Mayor Hargis called the meeting to order at 6:01 p.m.

ROLL CALL

Mayor, Laura Hargis – Present
Mayor Pro-Tem, Maria Chavez – Present
Councilmember, Candace Nolf – Absent
Councilmember, Joe Hammock – Absent
Councilmember, Dwayne Haynes – Present
Councilmember, Sarah Stadler – Present
Councilmember, Daniel Warren - Present

Charity Campfield, Town Clerk, took roll call and (5) Councilmembers were present.

Town Staff Present:

Town Manager – Guy Patterson
Town Clerk – Charity Campfield
Town Planner – Sayre Brennan
Public Works and Utilities Director – Hunter Fobare
Town Marshal – Brent Flot

ADDITIONS TO AGENDA

Resolution 19-22 has been updated and changed
3i is a contract agreement between the Town of Hudson and SAFEbuilt for water and sewer line inspection services.

CITIZEN'S COMMENTS

None

1) CONSENT AGENDA

(Consent Agenda Items are considered routine and will be enacted by one motion and vote. There will be no separate discussion of Consent Agenda Items unless a Councilmember or Citizen so requests, in which case the items may be removed from the Consent Agenda and considered at the end of the Regular Agenda.)

- a. Town Council Meeting Minutes, May 1, 2019

b. Payment of Bills

Councilmember Stadler made a motion, seconded by Councilmember Chavez to approve the Consent Agenda.

The vote was as follows:

Aye: Councilmembers Stadler, Chavez, Haynes, Warren and Mayor Hargis.

Nay - None

Mayor Hargis declared the motion carried.

2) **PRESENTATION**

Colorado Department of Transportation presented on the Highway 52/Interstate 76 project. They updated the Town on the scope of work, the project details, the timeline of the project and the funding.

3) **GENERAL BUSINESS**

- a. **ORDINANCE NO: 19-10: AN ORDINANCE AMENDING SECTION 13-53 OF COMPONENTS OF WATER TAP FEES TO BE SET BY RESOLUTION. SECOND READING. PUBLIC COMMENT.**

Guy Patterson, Town Manager, reported that this is a continuation from the last meeting and is to allow the Town to charge water tap fees at the current market rate. Nothing was changed between first and second reading.

Councilmember Warren made a motion, seconded by Councilmember Stadler to approve Ordinance No: 19-10 an ordinance amending section 13-53 of components of water tap fees to be set by resolution.

The vote was as follows:

Aye: Councilmembers Warren, Stadler, Haynes, Chavez, and Mayor Hargis.

Nay - None

Mayor Hargis declared the motion passed.

- b. **ORDINANCE NO. 19-11: AN ORDINANCE AMENDING THE HUDSON MUNICIPAL CODE BY ADDING A NEW ARTICLE 9 TO CHAPTER 11 AND MAKING OTHER MODIFICATIONS TO THE CODE ESTABLISHING THE TOWN'S POLICY OF REQUIRING BROADBAND CONDUITS IN EXISTING AND PROPOSED RIGHTS-OF-WAY. SECOND READING. PUBLIC COMMENT.**

Guy Patterson, Town Manager, reported that this is the second reading and it will aide in helping get broadband in Town. There are no changes between first and second reading.

Councilmember Stadler made a motion, seconded by Councilmember Chavez to approve Ordinance No. 19-11 an ordinance amending the Hudson Municipal code by adding a new article 9 to chapter 11 and making other modifications to the code establishing the Town’s policy of requiring broadband conduits in existing and proposed rights-of way.

The vote was as follows:

Aye: Councilmembers Warren, Stadler, Haynes, Chavez, and Mayor Hargis.

Nay - None

Mayor Hargis declared the motion passed.

- c. **ORDINANCE NO. 19-08: AN ORDINANCE REZONING CERTAIN PROPERTY TO AGRICULTURE TWO (A-2), COMMERCIAL ONE DISTRICT (C-1), AND COMMERCIAL TWO DISTRICT (C-2) AS MORE PARTICULARLY DESCRIBED ON THE ATTACHED ZONING MAP. SECOND READING. PUBLIC HEARING.**

Mayor Hargis opened the public hearing at 6:36 pm.

Sayre Brennan, Town Planner, reported this is the second reading of the rezoning of the Hamilton Minor Subdivision. It allocates the zoning to the lots for the replat. It allows for the applicants proposed business on lot 3. It is an ordinance zoning this property as approved by the planning commission and town council.

Bill Chaplin, 585 Central Ave Brighton, reported that they are just happy to be here and get started. The A2 on the first section will help them sell the property since it allows for horses.

Mayor Hargis closed the public hearing at 6:40 pm.

Councilmember Stadler made a motion, seconded by Councilmembers Haynes and Warren to approve Ordinance 19-08, an ordinance rezoning certain property to agriculture two (A-2), commercial one district (C-1), and commercial two district (C-2) as more particularly described on the attached zoning map.

The vote was as follows:

Aye: Councilmembers Warren, Haynes, Stadler, Chavez, and Mayor Hargis.

Nay - None

Mayor Hargis declared the motion passed.

- d. **RESOLUTION NO. 19-20: A RESOLUTION APPROVING THE SITE PLAN FOR THE CROSSROADS TRAILER PROPERTY LOCATED WITHIN LOT 3 OF THE HAMILTON MINOR SUBDIVISION-AMENDMENT NO. 1.**

Sayre Brennan, Town Planner, reported that this is the site plan for the property that has just obtained a replat, was re-zoned and the applicant is bringing a separate but concurrent case for a site plan for their 25,450 sq. ft semi-trailer sales and storage building. The only issue is that the applicant has not obtained a permit for the CDOT right-of way.

Councilmember Haynes made a motion, seconded by Councilmember Stadler to approve Resolution No. 19-20, a resolution approving the site plan for the crossroads trailer property located within lot 3 of the Hamilton Minor Subdivision-amendment no 1.

The vote was as follows:

Aye: Councilmembers Hammock, Nolf, Stadler, Haynes, Chavez, and Mayor Hargis.
Nay - None
Mayor Hargis declared the motion passed.

- e. **ORDINANCE NO 19-09: AN ORDINANCE REZONING CERTAIN PROPERTY TO COMMERCIAL TWO DISTRICT (C-2). SECOND READING. PUBLIC HEARING.**

Mayor Hargis opened the public hearing at 6:43 pm.

Sayre Brennan, Town Planner, reported that this is regarding the Farm and Home Lumber parcels. It was established in 1962 about 30 plus years prior to Town zoning. The applicant is asking for a conforming use. C-2 is the heaviest zoning district and will allow any use on that site.

Robert Aspey, owner of Farm and Home Lumber, reported that the paving project has been great and closing off the intersection has made it safer and they are looking forward to have a conforming use.

Mayor Hargis closed the public hearing at 6:46 pm.

Councilmember Stadler made a motion, seconded by Councilmember Haynes to approve Ordinance No. 19-09 an ordinance rezoning certain property to commercial two district (C-2).

The vote was as follows:

Aye: Councilmembers Warren, Stadler, Haynes, Chavez, and Mayor Hargis.
Nay - None
Mayor Hargis declared the motion passed.

- f. **ORDINANCE NO. 19-12: AN ORDINANCE VACATING THAT PORTION OF 7TH AVENUE BETWEEN HUDSON DRIVE AND BIRCH STREET, TOWN OF HUDSON, COUNTY OF WELD, STATE OF COLORADO. SECOND READING. PUBLIC HEARING.**

Mayor Hargis opened the public hearing at 6:47 pm.

Sayre Brennan, Town Planner, reported that this is for the vacation of 7th Avenue between Hudson Drive and Birch Street. If approved tonight it will transfer to the owner of Farm and Home Lumber.

Robert Aspey, Farm and Home Lumber, reported that it is not as big of a piece of property as they had thought so they had to re-design the parking spaces.

Rosa Alivas, 806 Birch St #11, asked where this piece of property was located.

Mayor Hargis closed the public hearing at 6:51 pm.

Councilmember Haynes made a motion, seconded by Councilmember Stadler to approve Ordinance No. 19-12, an ordinance vacating that portion of 7th Avenue between Hudson Drive and Birch Street Town of Hudson, County of Weld, State of Colorado.

The vote was as follows:

Aye: Councilmembers Warren, Stadler, Haynes, Chavez, and Mayor Hargis.

Nay - None

Mayor Hargis declared the motion passed.

- g. **RESOLUTION NO. 19-21: A RESOLUTION APPROVING THE FARM AND HOME LUBMER REPLAT**

Sayre Brennan, Town Planner, reported that the vacation that was just voted on and approved is a separate lot. This is taking all the lots that Farm and Home Lumber owns and combines them into one lot. Staff finds the replat meets all the minimum lot requirements.

Councilmember Stadler made a motion, seconded by Councilmember Haynes to approve Resolution No. 19-21, a resolution approving the Farm and Home Lumber replat.

The vote was as follows:

Aye: Councilmembers Warren, Stadler, Haynes, Chavez, and Mayor Hargis.

Nay - None

Mayor Hargis declared the motion passed.

h. **RESOLUTION NO. 19-22: A RESOLUTION REVISING WATER TAP FEES.**

Guy Patterson, Town Manager, reported that this is the companion to the ordinance earlier to set fees by resolution. The water plant fee and connection fee are the same. The difference is the raw water dedication is for market price for CBT water.

Councilmember Haynes made a motion, seconded by Councilmember Chavez to approve Resolution No. 19-22, a resolution revising water tap fees.

The vote was as follows:

Aye: Councilmembers Warren, Stadler, Haynes, Chavez, and Mayor Hargis.

Nay - None

Mayor Hargis declared the motion passed.

i. **CONTRACT: SAFEbuilt CONTRACT AGREEMENT FOR WATER AND SEWER LINE INSPECTIONS.**

Charity Campfield, Town Clerk, reported that recently staff discovered that there have been no inspections for water and sewer lines in the Town. It is a temporary solution until the contract with SAFEbuilt can be redone.

Councilmember Stadler made a motion, seconded by Councilmember Chavez to approve the amendment to the contract between Hudson Colorado and SAFEbuilt Colorado LLC.

The vote was as follows:

Aye: Councilmembers Warren, Stadler, Haynes, Chavez, and Mayor Hargis.

Nay - None

Mayor Hargis declared the motion passed.

4) STAFF REPORTS

Guy Patterson, Town Manager, reported that the school district did send the Town a check for the raw water fees. The park use fees there is no charge because it is not in our fee schedule, it will be addressed during budget time. The Ash Street paving project there is \$300,000 for the sidewalks. He asked council if they still want to do the project and if so if council would like to do a citizen's meeting to see how they would like the project to go.

Council decided that they would like to have a citizen's meeting for the project.

Hunter Fobare, Public Works and Utilities Director, reported that the fishing derby was a great success and they will move forward with closing down the pond beforehand to keep the fish in stock. They are moving forward with the park upgrades. He has received bids on the soccer field and basketball court. By the next meeting he will try and have some prices for council. Clean-up days will be Friday and Saturday.

Brent Flot, Town Marshal, reported that they are up to 694 calls for service. The next meeting, he will bring council the FPPA resolution. He is sending an employee to a commercial motor vehicle class and there is a MOU needed for that.

Sayre Brennen, Town Planner, reported that working with the accessory dwelling units, the planning commission will have an updated ordinance brought to planning commission and bring it to council in July. The vacated portion of 7th Ave needs to be rezoned from business to C-2.

Maria Chavez, Councilmember, reported that the events committee is working on their bylaws. Also there is a memorial BBQ on memorial day.

5) CITIZEN'S COMMENTS

None

6) EXECUTIVE SESSION

1. Pursuant to Section 3.12.(1)(c) For matters of attorney-client privilege, to receive legal advice from an attorney representing the Town, and for matters required by law to be kept confidential.

Councilmember Chavez made a motion, seconded by Councilmember Stadler to enter executive session.

The vote was as follows:

Aye: Councilmembers Warren, Stadler, Haynes, Chavez, and Mayor Hargis.

Nay - None

Mayor Hargis declared the motion passed.

Council entered executive session at 7:07 pm.

Council exited executive session at 7:48 pm.

ADJOURNMENT

The meeting adjourned at approximately 7:49 pm.



TOWN OF HUDSON, COLORADO

Karen Hargis

Mayor

ATTEST

Charity Campbell

Town Clerk